

BOARD BILL #18 INTRODUCED BY ALDERMAN WILLIAM WATERHOUSE

1 An ordinance authorizing and directing the Mayor and Comptroller of the City of St. Louis to
2 execute, upon receipt of and in consideration of the sum of Eighty-Two Thousand Eight Hundred
3 Dollars (\$82,800.00) and other good and valuable consideration, a Quit Claim Deed to remise,
4 release and forever quit-claim unto Rose A. Clark, certain City-owned property located in City
5 Blocks 4627-W, and 4809, which property is an irregular parcel of land containing 1.73 acres more
6 or less, and containing an emergency clause.

7 **BE IT ORDAINED BY THE CITY OF ST. LOUIS AS FOLLOWS:**

8 **SECTION ONE.** The Mayor and Comptroller are hereby authorized and directed to execute, upon
9 receipt of and in consideration of the sum of Eighty-Two Thousand Eight Hundred Dollars
10 (\$82,800.00) and other good and valuable consideration, a Quit Claim Deed, attached hereto as
11 Exhibit A, to remise, release and forever quit-claim unto, Rose A Clark, certain City-owned property
12 located in City Blocks 4627-W, and 4809, which property is an irregular parcel of land containing
13 1.73 acres more or less, and which is more fully described in said Exhibit A.

14 **SECTION TWO.** Emergency Clause. This ordinance, being necessary for the immediate
15 preservation of public peace, health, safety, and general welfare, shall be and is hereby declared to
16 be an emergency measure within the meaning of Sections 19 and 20 of Article IV of the Charter of
17 the City of St. Louis and, as such, this ordinance shall take effect immediately upon its passage and
18 approval by the Mayor.

Date: April 25, 2008

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Board Bill # 18 Sponsor: Alderman William Waterhouse

Exhibit A

QUIT CLAIM DEED

THIS DEED, made and entered into this ____ day of _____ 2008, by and between the City of Saint Louis, a municipal corporation of the State of Missouri, 1200 Market Street, St. Louis, Missouri 63103, (Grantor), and Rose A. Clark whose address is 7 Westwood Country Club, St. Louis, Missouri 63131, (Grantee).

WITNESSETH, that the said Grantor, for and in consideration of the sum of One Dollar (\$1.00) to it paid by the said Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, does by these presents Remise, Release, and Quit-Claim unto the said Grantee, the following described Real Estate, situated in the City of Saint Louis and State of Missouri, to-wit:

See Exhibit A attached hereto and incorporated into this deed.

Subject to restrictions, covenants, and easements of record.

TO HAVE AND TO HOLD the same, together with all rights and appurtenances to the same belonging, unto the said Grantee, and to its heirs and assigns, so that neither the said Grantor, nor its heirs, nor any other person or persons for it or in its name or behalf, shall or will hereafter claim or demand any right or title to the aforesaid premises, or any part thereof, but they and every one of them shall, by these presents, be excluded and forever barred.

IN WITNESS WHEREOF, the said Grantor and Grantee have executed these presents the day and year first above written.

THE CITY OF SAINT LOUIS
(Grantor)

ROSE A. CLARK
(Grantee)

BY: _____
Francis G. Slay
Mayor

By: _____
Rose A. Clark

BY: _____
Darlene Green
Comptroller

Approved as to form:

Stephen J. Kovac
Deputy City Counselor

Attest:

Parrie L. May
City Register

State of Missouri)
) ss.
City of St. Louis)

On this _____ day of _____ 2008, before me appeared Francis G. Slay and Darlene Green to me personally known, who being by me duly sworn did say that they are the Mayor and the Comptroller of the City of Saint Louis, respectively, and that they are authorized to execute this Quit-Claim Deed on behalf of the City of Saint Louis under the authority of Ordinance and acknowledge said instrument to be the free act and deed of the City of Saint Louis.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the City and State aforesaid, the day and year first above written.

Notary Public

State of Missouri)
) ss.
City of St. Louis)

On this _____ day of _____ 2008, before me appeared Rose A. Clark, to me personally known, and who executed the forgoing instrument, who being by me duly sworn did say that she executed said instrument as her free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the City and State aforesaid, the day and year first above written.

Notary Public

Exhibit A

A tract of land in St. Louis City Blocks 4627-W being part of the vacated Rail Road Right-of-Way and conveyed by deed to the City of St. Louis as described in Deed Book 05-27-1992, number 146 and part of a tract of land in St. Louis City Block 4809, conveyed by deed to the City of St. Louis, recorded in Deed Book 05-18-1992 number 91 of the City of St. Louis Missouri records and being more particularly described as follows:

Beginning at the intersection of the North line of said vacated Rail Road Right-of Way being 100 feet wide, with the East line of McCausland Avenue being 100 feet wide, said point also being the Southeast corner of a tract of land conveyed by deed to Casa Properties Inc., recorded in Deed Book 08-19-2004 number 156, thence Northeasterly along the common North line of said vacated Rail Road Right of Way with the Southeastern line of said Casa Properties Inc. tract, North 44 degrees 32 minutes 09 seconds East a distance of 597.99 feet to the common Northeast corner of a tract of land conveyed by deed to Rose A. Clark, recorded in Deed Book 11-07-2003 number 175, with the Southeast corner of a tract of land conveyed by deed to Baltic Properties LLC, recorded in Deed Book 01-20-2004 number 281; thence Southeasterly leaving said North line South 45 degrees 27 minutes 51 seconds East a distance of 100.00 feet to a point on the South line of said vacated Rail Road Right of Way; thence Southwesterly along said South line South 44 degrees 32 minutes 09 seconds West a distance of 168.18 feet to a point on the North line of aforementioned City of St. Louis tract, recorded in Deed Book 05-18-1992 number 91; thence Southeasterly leaving the South line of said vacated Rail Road Right of Way, South 31 degrees 03 minutes 29 seconds East a distance of 106.92 feet to a point on the North line of Missouri Pacific Rail Road Right of Way assumed to be 120 feet wide; thence Southwesterly along said North line being a curve to the left, having a Radius of 2616.41 feet, a Chord which bears South 62 degrees 10 minutes 11 seconds West, a Chord distance of 460.70 feet and an Arc length of 461.29 feet to a point on the East line of said McCausland Avenue; thence Northerly along said East line, North 16 degrees 37 minutes 37 seconds West a distance of 48.86 feet to a point of curvature; thence Northerly along said curve, being a curve to the right, having a Radius of 562.00 feet, having a Chord which bears North 15 degrees 22 minutes 41 seconds West, a Chord distance of 24.50 feet and an Arc length of 24.50 feet to the point of beginning, containing 75,335 square feet or 1.73 acres more or less.

The above described tract is shown graphically on the attached exhibit "A"